

CHECK REQUISITION FORM

Date: 02/09

Payee: Arturo Guerrero Lopez

Total Amount: \$60.00

Invoice #: #070209

Invoice Date:

Job description: Re: Phone reimbursement for the month of June 2009

Property(ies):

208 E 61 st Street	37-43 8 th Avenue
109 Spring Street	624-8655 LLC
217 E Houston St	Casper R Callen Trust
East Orange Partners	Highbridge Park Partners
1320 Fulton Avenue	348 / 352 W 118
94-16 34 th Road	325 E 206 th Street
869 E 231 st Street	Korea Village
170 Nagle Avenue	Valentine & Fordham LLC

JUST RENOVATIONS & G.C. LLC

769 Morris Park Ave Bronx NY 10461
P. 347-547-7330 Fax. 718-409-2069 C. 917-682-7823

Date MAY. 20, 2009

Invoice # 2004

New York City Management Corp.
P. (212) 689-8833 F. (212) 689-3888

Building # 174 Nagle New York Ny.

Apartment# 55 1BDRM 2BDRM 3BDRM STUDIO

Tenant Name _____ Tenant # () _____

Start Date MAY. 14. 2009 Violation Repair Renovation

Scope of work done;

Kitchen Repaired ceiling & painted

Bathroom. New concrete floor 8x8 tiles

New 24" vanity & mirror.

New ceiling, light fixture

Plaster, skim coat walls Paint Semi-Gloss White

ALL MATERIAL AND LABOR INCLUDED (INSURANCE APON REQUEST)

Amount \$ 1750 Deposit \$ _____

Completion Date _____

Tenant signature Wade Waller Date _____

P A I D

Management signature J. J. C. Date _____

JUST RENOVATIONS & G.C. LLC

769 Morris Park Ave Bronx NY 10461
P. 347-547-7330 Fax. 718-409-2069 C. 917-682-7823

Date Jun. 22 2009

Invoice # 062209-H52

New York City Management Corp.
P. (212) 689-8833 F. (212) 689-3888

Building # 170 Neagle NY-NY

Apartment# 52 1BDRM 2BDRM 3BDRM STUDIO

Tenant Name Freddo Anibal Tenant # () _____

Start Date _____ Violation Repair Renovation

Scope of work done;

Fix the damaged sills from cracks in the
bathroom 1 and in the bathroom 2 and in the
kitchen

ENTERED

ALL MATERIAL AND LABOR INCLUDED (INSURANCE APON REQUEST)

Amount \$ 650 — Deposit \$ _____

Completion Date _____

Tenant signature Bell E. Anibal Date _____

Management signature J. M. Date _____



JUST RENOVATIONS & G.C. LLC

769 Morris Park Ave Bronx NY 10461
P. 347-547-7330 Fax. 718-409-2069 C. 917-682-7823

Date _____

Invoice # #1070209 #154

New York City Management Corp.
P. (212) 689-8833 F. (212) 689-3888

Building # Neagle NY - NY

Apartment# 54 1BDRM 2BDRM 3BDRM STUDIO

Tenant Name Australia Coon Tenant # () _____

Start Date _____ Violation Repair Renovation

Scope of work done;

Cracks on holes in the bathroom and in the
Hallways got fixed with plaster and joint
and sheetrock...

The front door was badly damaged from
small holes all around the door - fixed

ALL MATERIAL AND LABOR INCLUDED (INSURANCE APON REQUEST)

Amount \$ 1100 Deposit \$ 100

Completion Date _____

Tenant signature Australia Coon Date _____

Management signature JL A Date _____

proposal

Page # 11 of 12 pages

Just Renovations GC, LLC
765 Morris Park.
Bronx NY 10461

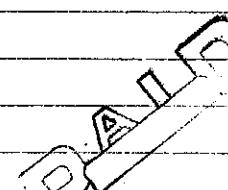
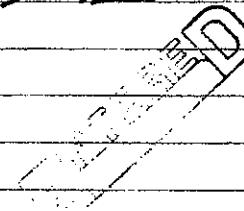
#070209-H5

Phone 347-547-7330 FAX 718-409-2096

Proposal Submitted To: Greg Sumus c/o Nucm6mt.	Job Name Nagle Ave (70)	Job #
Address 381 Park Ave S. New York NY 10016	Job Location APT # (54)	Date of Plans
Phone # 917 682-7823	Fax #	Architect

We hereby submit specifications and estimates for:

~~Renovation of the bathroom, kitchen and~~
~~the kitchen~~
cracks in the bathroom and the ceiling
was damaged, also ~~the~~ the floor had a
hole under the toilet



including material & labor

We propose hereby to furnish material and labor — complete in accordance with the above specifications for the sum of:

\$ 950 - Nine hundred & fifth dollar - Dollars

with payments to be made as follows:

\$650 -

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control.

Respectfully
submitted

Note — this proposal may be withdrawn by us if not accepted within _____ days.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified.
Payments will be made as outlined above.

Date of Acceptance May 30, 2009.

Signature X Frank J. Costanzo

Signature J. C. C.

JUST RENOVATIONS & G.C. LLC

769 Morris Park Ave Bronx NY 10461
P. 347-547-7330 Fax. 718-409-2069 C. 917-682-7823

Date May 27.09

Invoice # 2298

New York City Management Corp.
P. (212) 689-8833 F. (212) 689-3888

052709-#26

Building # 172 Nagle NY-NY

Apartment# 24 1BDRM 2BDRM 3BDRM STUDIO

Tenant Name Alfredo Condona Tenant # () _____

Start Date May 28. 2009 Violation Repair Renovation

Scope of work done;

Bathroom: Damaged ceiling, holes, tiles missing
and grant around the bath-tub and plaster
and paint. ~~Hallways: cracks, plaster~~
~~and paint.~~ ~~Kitchen: Plaster and paint~~
~~New door in the room~~

ALL MATERIAL AND LABOR INCLUDED (INSURANCE APON REQUEST)

Amount \$ 1400 Deposit \$ 0

* 1400- Completion Date May 31 - 2009

Tenant signature Alfredo Condona Date _____

Management signature C. H. O. Date _____

**M. Samba
Plumbing & Repairs**

P.O Box 970
BROOKLYN, NEW YORK, 11238
Tel: (914)879-9685-Fax(914)712-9114

Invoice

No: 6375

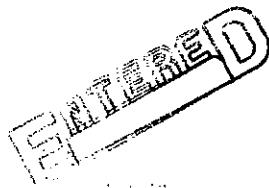
Bill to: NYC Management

**Location: 170 Nagle Av
Apt# 33**

Date: 6/12/09

Description of Work

Opened bathroom wall replaced 4 valves shower body completed kit- Gerber-
Changed ½ piping feed shower body valves



Material + Labor: 485.00

\$ 326

M. Samba
Plumbing & Repairs
P.O Box 970
BROOKLYN, NEW YORK, 11238
Tel: (914)879-9685-Fax(914)712-9114

Invoice

No: 6365

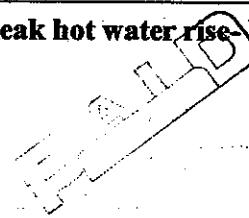
Bill to: NYC Management

Location: 174 waste Av
Apt# 25

Date: 5/25/09

Description of Work

Opened living room ceiling and wall and repaired leak hot water rise. Removed broken section and replaced



Material + Labor: 370.00

ENTERED

M. Samba
Plumbing & Repairs

P.O Box 970
BROOKLYN, NEW YORK, 11238
Tel: (914)879-9685-Fax(914)712-9114

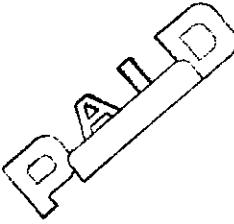
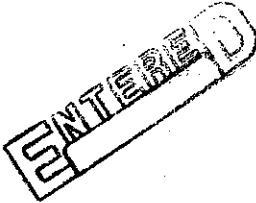
Invoice

No: 6311

Bill to: NYC Management

**Location: 172 Nagle
Apt# 31**

Date: 4/17/09

Description of Work	
Removed kitchen sink opened wall traced and repaired leak hot water pipe removed broken section and replaced it with new	
	
	Material + Labor: 748.00 

M. Samba
Plumbing & Repairs

P.O Box 970
BROOKLYN, NEW YORK, 11238
Tel: (914)879-9685-Fax(914)712-9114

Invoice

No: 6368

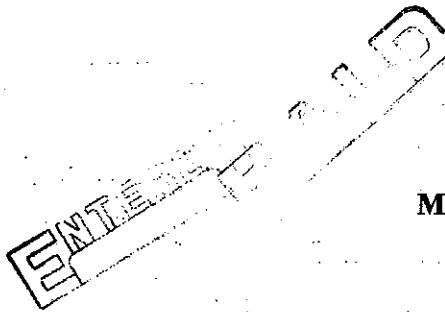
Bill to: NYC Management

**Location: 172 Nagle Av
Basement**

Date: 5/20/09

Description of Work

Repaired leak 4" stack- Removed broken section and replaced it with new



Material + Labor: 488.00

**M. Samba
Plumbing & Repairs**

P.O Box 970
BROOKLYN, NEW YORK, 11238
Tel: (914)879-9685-Fax(914)712-9114

Invoice

No: 6335

Bill to: NYC Management

**Location: 172 Nagle Avenue
Apt# 22**

Date: 5/2/09

Description of Work

**Removed toilet and reinstalled snakeout stack 4" waste line toilet changed 4"
flange and wax gasket- Repaired leak 4" waste line toilet**

PAID
ENTERED **Material + Labor: 387.00**

M. Samba
Plumbing & Repairs

P.O Box 970
BROOKLYN, NEW YORK, 11238
Tel: (914)879-9685-Fax(914)712-9114

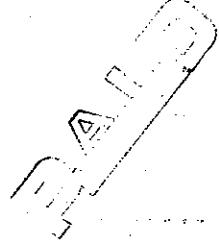
Invoice

No: 6351

Bill to: NYC Management

**Location: 172 Nagle Avenue
Basement**

Date: 5/21/09

Description of Work
<p>Open main sewer line in basement- Remove 4" stack and snaked out server line 4" in side basement- Install ceiling 04 snaked out main sewer line building</p>   <p>Material + Labor: 360.00</p>

**BIG MIKE'S A/C,
REFRIGERATION AND STOVE REPAIRS, INC.
269 LINKS DR. W.
OCEANSIDE N.Y. 11572
(516) 594-8106**

Invoice

Number: 0029060

Date: June 27, 2009

NEW YORK CITY MGMT
381 PARK AVE SOUTH
NEW YORK, NY 10016

NEW YORK CITY MGMT
381 PARK AVE SOUTH
NEW YORK, NY 10016

DATE	ADDRESS	PO# NUMBER	SERVICE
5/22/09	174 NAGLE #31		FRIDGE

This invoice is due upon receipt. Please pay on time to avoid a late fee charge of 1.5%

KOSSOFF & UNGER
217 Broadway, Suite 401
New York, NY 10007
212-267-6364

Invoice submitted to:

Gregory Soumas
c/o New York City Management LLC
381 Park Avenue South - Suite 1515
Attn: Sanjay Gandhi
New York NY 10016

June 29, 2009

In Reference To:
Invoice # 46983

**Non-payment proceeding involving apartment #51
in the building known as 172 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Fernandez
PROFESSIONAL SERVICES

			<u>Hours</u>	<u>Amount</u>
6/8/2009	SEU	Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009	SEU	Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009	MC	Copy and assemble Notice of Petition, prepare mailings	0:06:00	20.00
6/16/2009	MC	Continued preparation of mailings	0:06:00	20.00
6/18/2009	RR	Trip to housing court to purchase index number	0:06:00	20.00
For professional services rendered			0.60	\$195.00

User Summary

Name	Hours	Rate
Melissa Castro	0.20	200.00
Ross Rosenberg	0.10	200.00
Sally E. Unger	0.30	450.00

In Reference To: **Non-payment proceeding involving apartment #33
Invoice # 46984 in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Guerra&Gonzalez

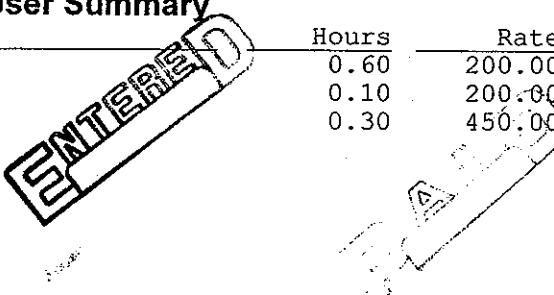
PROFESSIONAL SERVICES

			<u>Hours</u>	<u>Amount</u>
6/8/2009	SEU	Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009	SEU	Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009	MC	Copy and assemble Notice of Petition; prepare mailings	0:06:00	20.00
6/16/2009	MC	Continued preparation of mailings	0:06:00	20.00
6/18/2009	RR	Trip to housing court to purchase index number	0:06:00	20.00
6/24/2009	MC	Attention to preparation of mailings	0:24:00	80.00
For professional services rendered			<hr/> 1.00	<hr/> \$275.00

User Summary

Name	Hours	Rate
Melissa Castro	0.60	200.00
Ross Rosenberg	0.10	200.00
Sally E. Unger	0.30	450.00

Name	Hours	Rate
Melissa Castro	0.60	200.00
Ross Rosenberg	0.10	200.00
Sally E. Unger	0.30	450.00



In Reference To: **Non-payment proceeding involving apartment #32
Invoice # 46985 in the building known as 174 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Isidoro
PROFESSIONAL SERVICES

		Hours	Amount
6/8/2009	SEU Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009	SEU Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009	MC Copy and assemble Notice of Petition; prepare mailings	0:06:00	20.00
6/16/2009	MC Continued preparation of mailings	0:06:00	20.00
6/18/2009	RR Trip to housing court to purchase index number	0:06:00	20.00
6/23/2009	PW Receipt of tenant Answer in non-pay proceeding and case diary update to reflect 6/26 court date in connection with same.	0:12:00	NO CHARGE
6/26/2009	SEU Preparation for and appearance in Court regarding Isodoro	2:00:00	900.00

For professional services rendered

2.80 \$1,095.00

Name
 Melissa Castro
 Patricia Wright
 Ross Rosenberg
 Sally E. Unger



Hours	Rate
0.20	200.00
0.20	0.00
0.10	200.00
2.30	450.00

In Reference To:
Invoice # 46986

**Non-payment proceeding involving apartment #31
in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Lucas

PROFESSIONAL SERVICES

		<u>Hours</u>	<u>Amount</u>
6/8/2009 SEU	Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009 SEU	Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009 MC	Copy and assemble Notice of Petition; prepare mailings	0:06:00	20.00
6/16/2009 MC	Continued preparation of mailings	0:06:00	20.00
6/18/2009 RR	Trip to housing court to purchase index number	0:06:00	20.00
For professional services rendered		0.60	\$195.00

User Summary

Name
Melissa Castro
Ross Rosenberg
Sally E. Unger

	<u>Hours</u>	<u>Rate</u>
	0.20	200.00
	0.10	200.00
	0.30	450.00

ENTERED

In Reference To: **Non-payment proceeding involving apartment #54
Invoice # 46987 in the building known as 172 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Mejia

PROFESSIONAL SERVICES

		<u>Hours</u>	<u>Amount</u>
6/8/2009	SEU Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009	SEU Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009	MC Copy and assemble Notice of Petition; prepare mailings	0:06:00	20.00
6/16/2009	MC Continued preparation of mailings	0:06:00	20.00
6/18/2009	SEU Review answer on nonpayment proceeding	0:06:00	45.00
	RR Trip to housing court to purchase index number	0:06:00	20.00
6/19/2009	PW Receipt of email regarding case status; case diary update to reflect receipt of transcript and initial court date on Mejia matter.	0:12:00	45.00
6/23/2009	SEU Appearance in Court on Alexandra Mejia non-payment proceeding; case delayed due to need for Spanish interpreter; lease issues due to preferential lease issued by owner after Soumas appointment	2:42:00	1,215.00
	SEU Preparation for court appearance	0:18:00	135.00
6/24/2009	SEU Phone call to tenant regarding proposed settlement, pay \$1000 outstanding and agree to end of preferential rent as stated in lease, i.e. expiration of lease term ends preferential rent; tenant will pay current and July rent in court on 7/7/09	0:12:00	90.00
SEU	E-mail to client regarding consent of M. Bush regarding preferential rent for balance of lease term for Alexandra Mejia	0:06:00	45.00
SEU	Telephone conference with M. Bush regarding acceptance of tenancy of Alexandra Mejia	0:06:00	45.00
For professional services rendered		4.30	\$1,815.00

User Summary

Name	Hours	Rate
Melissa Castro	0.20	200.00
Patricia Wright	0.20	225.00
Ross Rosenberg	0.10	200.00
Sally E. Unger	3.80	450.00

In Reference To: **Various matters relating to the building known as
Invoice # 46988 and by the addresses of 170-174 Nagle Ave**

Client ID: 170-174Nagle.Receivership

PROFESSIONAL SERVICES

			<u>Hours</u>	<u>Amount</u>
6/1/2009	SEU	Appearance in Court on motion for contempt	1:48:00	810.00
	SEU	Telephone conference with managing agent	0:06:00	45.00
	SEU	Conference with staff regarding subpoenas	0:18:00	135.00
6/2/2009	RR	Conference with SEU regarding drafting subpoenas	0:12:00	40.00
	SEU	Review subpoenas with RR; e-mails from and to managing agent	0:24:00	180.00
	RR	Preparation of subpoenas	0:42:00	140.00
6/3/2009	RR	Preparation of Affidavit of Service of subpoenas on opposing counsels	0:18:00	60.00
	SEU	Telephone conference with plaintiff's counsel; phone call with managing agent	0:36:00	270.00
	SEU	Telephone calls with process server	0:12:00	90.00
	SEU	Telephone conference with opposing counsel; preparation of letter to opposing counsel	0:12:00	90.00
	SEU	Telephone calls to and from tenant Costanzo regarding contempt motion	0:30:00	225.00
6/4/2009	SEU	Telephone conference with managing agent	0:12:00	90.00
	SEU	Telephone call from opposing counsel	0:18:00	135.00
	SEU	Preparation for hearing; review of file; discussions with manager	1:36:00	720.00
	SEU	Draft proposed stipulation	1:00:00	450.00
	MR	Translate subpoena to tenant	0:12:00	40.00
	MR	Conference with SEU and AB regarding translating subpoena to tenant.	0:06:00	20.00
	MC	Conference with SEU and AB regarding phone call to client regarding subpoena that was served on him and instructions regarding same; assisted AB with mailings	0:48:00	160.00

ENTERED

			Hours	Amount
6/5/2009	SEU	Preparation for hearing	0:30:00	225.00
	SEU	Appearance in Court; conference with tenants, opposing counsel and managing agent	2:18:00	1,035.00
6/9/2009	SEU	Trip to building	2:42:00	1,215.00
6/11/2009	RR	Trip to housing court to purchase index numbers	0:30:00	100.00
6/16/2009	SEU	Telephone conference with S. Gandhi regarding section 8 tenant in nonpayment proceeding	0:12:00	90.00
	SEU	Telephone call from plaintiff's counsel requesting payment of real estate taxes	0:06:00	45.00
	SEU	Preparation of e-mail to client	0:06:00	NO CHARGE
6/17/2009	RR	Trip to supreme court to pick up transcripts	0:42:00	140.00
6/18/2009	SEU	Telephone conference with S. Gandhi regarding funds for tax payment	0:12:00	90.00
	SEU	Review of transcript from court regarding contempt motion	0:18:00	135.00
	SEU	Telephone call from attorney for plaintiff	0:06:00	45.00
	SEU	Conference with process server regarding service of nonpayment Petitions	0:06:00	45.00
6/19/2009	SEU	Phone calls and e-mails regarding legitimacy of tenancy; review of DHCR rent roll history	0:30:00	225.00
	RR	Trip to Supreme Court to get certified copy of order of appointment of Soumas for use in eviction cases	0:30:00	100.00
6/22/2009	SEU	Conference with staff and process server regarding papers requiring service; review answer	0:12:00	90.00
6/23/2009	SEU	E-mail to S. Gandhi; phone call to client	0:12:00	90.00
6/24/2009	SEU	Telephone call from manager regarding tenancies at premises, lease expirations and possible non-primary residences	0:42:00	315.00
6/25/2009	SEU	E-mails to and from client and to and from investigator regarding Naydal is Peralta	0:12:00	90.00
	SEU	Draft stipulation of settlement regarding Mejia	0:24:00	180.00
			<hr/> For professional services rendered	<hr/> 20.00
			<hr/> \$7,955.00	<hr/>

DISBURSEMENTS

	<u>Price</u>	<u>Amount</u>
Subpoena Fees.	15.00	165.00
Express mail	17.50	17.50
Express mail	17.50	17.50
Subpoena Fee.	15.00	15.00
Purchase of 8 Index Numbers	45.00	360.00
Court Reporter's fee for transcript of court date of 6/5/09	164.30	164.30
Purchase of Index Number	45.00	45.00
Total disbursements		<u>\$784.30</u>
Services/disbursements for this matter		<u>\$8,739.30</u>

User Summary

Name	Hours	Rate
Magda Rodriguez	0.30	200.00
Melissa Castro	0.80	200.00
Ross Rosenberg	2.90	200.00
Sally E. Unger	15.90	450.00
Sally E. Unger	0.10	0.00

In Reference To:
Invoice # 46989

**Non-payment proceeding involving apartment #35
in the building known as 174 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Rodriguez(35)

PROFESSIONAL SERVICES

		<u>Hours</u>	<u>Amount</u>
6/8/2009	SEU Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009	SEU Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009	MC Copy and assemble Notice of Petition; prepare mailings	0:06:00	20.00
6/16/2009	MC Continued preparation of mailings	0:06:00	20.00
6/18/2009	RR Trip to housing court to purchase index number	0:06:00	20.00
For professional services rendered		0.60	\$195.00

Name
Melissa Castro
Ross Rosenberg
Sally E. Unger

User Summary

	<u>Hours</u>	<u>Rate</u>
	0.20	200.00
	0.10	200.00
	0.30	450.00

ENTERED

In Reference To: **Non-payment proceeding involving apartment #45
Invoice # 46990 in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Rodriguez(45)

PROFESSIONAL SERVICES

		<u>Hours</u>	<u>Amount</u>
6/8/2009	SEU Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009	SEU Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009	MC Copy and assemble Notice of Petition; prepare mailings	0:06:00	20.00
6/16/2009	MC Continued preparation of mailings	0:06:00	20.00
6/18/2009	RR Trip to housing court to purchase index number	0:06:00	20.00
		<hr/>	
For professional services rendered		0.60	\$195.00

User Summary

Name	Hours	Rate
Melissa Castro	0.20	200.00
Ross Rosenberg	0.10	200.00
Sally E. Unger	0.30	450.00

ENTERED

Paid

In Reference To: **Non-payment proceeding involving apartment #22
Invoice # 46991 in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Tavares
PROFESSIONAL SERVICES

			<u>Hours</u>	<u>Amount</u>
6/8/2009	SEU	Review Notices of Petition and Petition	0:12:00	90.00
6/9/2009	SEU	Final review of Notices of Petition and Petition	0:06:00	45.00
6/12/2009	MC	Copy and assemble Notice of Petition; prepare mailings	0:06:00	20.00
6/16/2009	MR	Phone conference with tenant's daughter regarding being served with Notice of Petition; tenant was advised to answer Petition	0:18:00	60.00
	MC	Continued preparation of mailings	0:06:00	20.00
6/18/2009	RR	Trip to housing court to purchase index number	0:06:00	20.00
6/22/2009	PW	Receipt of tenant Answer and case diary update to reflect initial return date of Petition.	0:12:00	45.00
6/26/2009	SEU	Preparation for and appearance in Court regarding Tavares	2:00:00	900.00
For professional services rendered			3.10	\$1,200.00

User Summary

Name	Hours	Rate
Magda Rodriguez	0.30	200.00
Melissa Castro	0.20	200.00
Patricia Wright	0.20	225.00
Ross Rosenberg	0.10	200.00
Sally E. Unger	2.30	450.00

KOSSOFF & UNGER
217 Broadway, Suite 401
New York, NY 10007
212-267-6364

Invoice submitted to:

Gregory Soumas
c/o New York City Management LLC
381 Park Avenue South - Suite 1515
Attn: Sanjay Gandhi
New York NY 10016

June 29, 2009

In Reference To: **Non-payment proceeding involving apartment #51
in the building known as 172 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Fernandez

SUMMARY OF CASES

Services Disbursements	Totals
\$195.00	
\$0.00	\$195.00

In Reference To: **Non-payment proceeding involving apartment #33
in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Guerra&Gonzalez

\$275.00	
\$0.00	\$275.00

In Reference To: **Non-payment proceeding involving apartment #32
in the building known as 174 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Isidoro

\$1,095.00	
\$0.00	\$1,095.00

SUMMARY OF CASES

Services Disbursements	Totals
---------------------------	--------

In Reference To:
Invoice # 46986

**Non-payment proceeding involving apartment #31
in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Lucas

\$195.00		
\$0.00		\$195.00

In Reference To:
Invoice # 46987

**Non-payment proceeding involving apartment #54
in the building known as 172 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Mejia

\$1,815.00		
\$0.00		\$1,815.00

In Reference To:
Invoice # 46988

**Various matters relating to the building known as
and by the addresses of 170-174 Nagle Ave**

Client ID: 170-174Nagle.Receivership

\$7,955.00		
\$784.30		\$8,739.30

In Reference To:
Invoice # 46989

**Non-payment proceeding involving apartment #35
in the building known as 174 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Rodriguez(35)

\$195.00		
\$0.00		\$195.00

SUMMARY OF CASES

Services Disbursements	Totals
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In Reference To: **Non-payment proceeding involving apartment #45
in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Rodriguez (45)

\$195.00	
\$0.00	\$195.00

In Reference To: **Non-payment proceeding involving apartment #22
in the building known as 170 Nagle Avenue, Bronx,
NY**

Client ID: 170-174Nagle.Tavares

\$1,200.00	
\$0.00	\$1,200.00

Total Services \$13,120.00

Total Disbursements \$784.30

GRAND TOTAL **\$13,904.30**

Webster Lock & Hardware Co., Inc.

2471 WEBSTER AVENUE
 BRONX, NY 10458
 Tel: 718-584-4960
 Fax: 718-733-2678

**Invoice**

Invoice # **346384**
 Date **6/2/2009**

Bill To:

NEW YORK CITY MANAGEMENT
381 PARK AVENUE SOUTH
NEW YORK, N.Y. 10016

Location:

170 NAGLE AVENUE
Laundry Room

P.O. No.	Terms	Due Date	Technician	Service Date	Ship Via						
	Net 30	7/2/2009	2	6/2/2009	Our Truck						
Qty	Description			Unit Price	Amount						
	Service Call Our serviceman repaired the coin box and padlocks on the washing machine in order to restore proper operation.			100.00	100.00						
<i>Family Owned & Operated For Over 50 Years</i> <i>Thank You For Your Business</i>					<table border="1"> <tr> <td>Subtotal</td> <td>\$100.00</td> </tr> <tr> <td>Sales Tax (8.375%)</td> <td>\$8.38</td> </tr> <tr> <td>Total</td> <td>\$108.38</td> </tr> </table>	Subtotal	\$100.00	Sales Tax (8.375%)	\$8.38	Total	\$108.38
Subtotal	\$100.00										
Sales Tax (8.375%)	\$8.38										
Total	\$108.38										



conEdison

GREGORY SOUMAS

Your account number: 48-2337-0609-0003-5

Service delivered to: 170 NAGLE AVE HLS

Your electric rate: 10¢ General Large

Your gas rate: 658 Multiple Dwelling Heating

Next meter reading date: Tuesday, Jul 28, 2009

Avoid estimated bills. Please give us access to read your meter.

Your billing summary as of Jun 29, 2009

Your previous charges and payments

Total charges from your last bill	\$717.97
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Payments through Jun 25, thank you	\$417.97
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Remaining balance

Your new charges - details start on page

Billing period: May 28, 2009 to Jun 26, 2009

Electricity charges - for 29 days

\$717.97

\$417.97

None

Gas charges - for 29 days

\$576.79

\$119.91

Total new charges

\$696.73

Total amount due

\$696.73

Payment is due upon receipt of this bill. To avoid a late payment charge of 1.5%, please pay the total amount due by Jul 21, 2009.

Tear off here

Wondering if you can get a better deal on your energy needs? Explore your choices at www.PowerYourWay.com.

Page 1 of 3

Basic service charge (includes first 2.9 therms) \$15.34

Charge for basic system infrastructure and customer-related services, including customer accounting, meter reading and meter maintenance. A billing and payment processing charge of \$0.47, which may be avoided by switching to an energy services company (ESCO), is also included.

Remaining 69.1 therms @58.6252¢/therm \$40.51

Charge for maintaining the system through which Con Edison delivers gas to you.

Monthly rate adjustment @-2.8750¢/therm -\$2.07

Adjustment for miscellaneous costs and credits, and from October through May, for the effect of variation from normal weather.



ON IT. Working for you 24/7.

Message Center

YOUR DOLLAR FOR ENERGYSHARE CAN MAKE A DIFFERENCE. If you pay the total amount of your bill and exactly \$1.00 more, that dollar will go into the EnergyShare fund sponsored by Con Edison. And Con Edison matches each contribution. EnergyShare helps eligible residential customers who are struggling to pay their bills with one-time grants of up to \$200.

Join our Direct Payment Plan. Just checkmark in the box on your payment slip when you mail back your payment by check. We'll use your banking information to enroll you in the plan. Then, each month after you've had time to review your bill, we will automatically deduct your Con Edison bill payment from your checking account. Join now!

TEMPORARY SURCHARGE Your bill shows a new surcharge as authorized under Section 18-a of the Public Service Law. This perk Wh charge recovers fees imposed by the state.

Here's a cool idea for your business. Stay comfortable, use energy efficiently and get more value for your money with a FREE programmable thermostat from Con Edison for your central air-conditioning system. For more information and to receive a thermostat call 1-866-524-8600 or visit www.conEd.com/cbtl.

Contact us 24 hours a day, 7 days a week

To report a service problem,
call 1-800-75-CONED
(1-800-752-6633) or
visit www.conEd.com

Visit www.conEd.com
For payments,
visit www.conEd.com
or call 1-888-925-5016

Con Edison
Cooper Station
P.O. Box 138
New York, NY 10276-0138

For other information,
call 1-212-243-2591
or 1-800-758-2481



CHECK REQUISITION FORM

Date: 07/13/09

Payee: Arturo Geurriero-Lopez
Total Amount: \$1350.00

Invoice #: # 071309

Invoice Date:

Job description: Re: Super salary for weeks ending 07.04.09/07.10.09/07.17.09

Property(ies):

208 E 61 st Street	37-43 8 th Avenue
109 Spring Street	624 & 655 LLC
217 E Houston St	Casper R CHALMERS FRIEND Trust
East Orange Partners	Highbridge Park Partners
1320 Fulton Avenue	348 / 352 W 118
94-16 34 th Road	325 E 206 th Street
869 E 231 st Street	Korea Village
170 Nagle Avenue	Valentine & Fordham LLC